



APPLICATION FOR MODIFICATION TO EXISTING PLANNED UNIT DEVELOPMENT/ DEVELOPMENT OF COMMUNITY IMPACT

This page must be completed by the Applicant.

APPLICANT

Name

Company

Mailing Address

Suite/Apt. #

City, State

Zip Code

Primary Phone #

Alternate Phone #

E-mail

PROJECT SUMMARY

Name of Project

Short Project Description

Total # of Properties Involved

Total Project Acreage

Total # of Principal Buildings

Total building square feet of Any Use

Attach Survey, Proposed Site Plan and Narrative providing a detailed description of the Proposed Modification:

- Meets definition of a MINOR MODIFICATION TO PUD – See attached.
- Does not meet definition of a MINOR MODIFICATION (Major Modifications require new PUD Application form and fee.

Fees:

_____ Minor Modification (\$773)

_____ Major Modification (\$2,060)

Determination of a Modification of Planned Unit Development is Major or Minor

According to the Unified Development Ordinance, Section 280- 6(c)(7):

“Modification of Planned Unit Developments and minor modification of Developments of Community Impact.

a. The City Manager shall have sole authority to approve minor changes to approved planned unit developments or developments of community impact. For the purposes of this section, a minor modification in the approved planned unit development means a slight alteration to a planned unit development or change in layout, such as, but not limited to small shifts in the location of buildings, streets, driveways, sidewalks, trails, utilities, easements or other similar features that do not negatively impact adjacent property, the public health and safety, the quality of materials, the appearance of the project, or the health and quality of the natural environment.

b. No minor modification may be approved by the City Manager that would result in any of the following:

1. Increase in the land area included in a planned unit development;
2. Increase the density or floor area ratio of the development as a whole;
3. Change the mix of uses of a mixed-use development by more than five percent of the entire approved floor area of the development;
4. Authorize a reduction in approved sidewalks, bike facilities, trails, street rights-of-way, open space, buffers, parking, or setbacks adjacent to external property lines;
5. Authorize increased height for buildings adjacent to external property lines;
6. Authorize a change that would increase traffic, noise or light affecting adjacent properties;
7. Reduce traffic safety;
8. Result in a change in a condition of approval imposed by the mayor and City Council; and
9. Result in the need for a variance or waiver of City ordinances.

c. Any modification to a PUD that is not a minor modification requires a new PUD application to be processed as provided in Section 280-6(b) and Section 280-6(c).”

PROPERTY INFORMATION

Property # _____ of _____

The Applicant shall complete one page for each property included. Copy as needed.

_____ Chamblee, GA _____
Property Address/Location Suite/Apt. # Zip Code

Parcel ID / Property Tax Identification Number

Present Use(s) Present Zoning Present Character Area (Future Development Map)

Proposed Use(s) Proposed Zoning Proposed Character Area

Legal description includes:

Subdivision Name Lot # Block #

OR

Indicate here that an exhibit identifying property location is attached.

PROPERTY OWNER

Owner (Person, Firm, Corporation, or Agency)

Company

Owner Permission Affidavit attached to this form for this property if applicant is not Owner.

DATE: ____ / ____ / ____

APPLICANT SIGNATURE PROPERTY OWNER OWNER'S AGENT